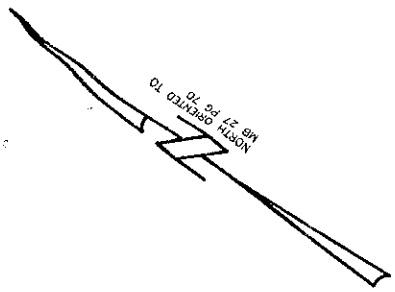
THE POINT

PRELIMINARY PLAT NOT FOR RECORDATION, SALES OR CONVEYANCES



BRAWLEY SCHOOL ROAD
90' R/W

EP

R/W N40°42'03"W 53.44'

C501

R/W

CURVE TABLE		
CURVE	RADIUS	LENGTH
C501	2155.00'	114.20'

35' SETBACK

53' INGRESS/EGRESS, LANDSCAPE & UTILITY EASEMENT

CHAMBERED SYSTEM

DRIVE

491

63,843 SF(LOT)

1.466 ACRES

80x100

490

492

N49°17'57"E 452.88'

N52°20'07"E 355.87'

20' S.Y.

20' S.Y.

CHAMBERED REPAIR

50' R.Y.

LINE TABLE		
LINE	BEARING	DISTANCE
L503	S65°42'45"E	26.94'
L504	S65°00'57"E	25.20'

S80°50'22"E 86.55'

S72°39'37"E 68.59'

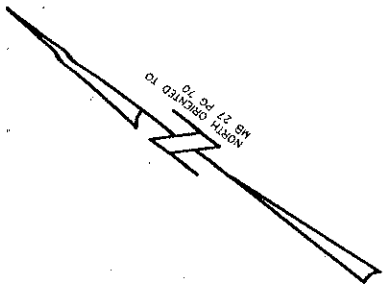
STREET TREES TO BE PLANTED OUTSIDE OF R/W

LEGEND
R/W=RIGHT-OF-WAY
SSRW = SEWER R/W
MBS = MINIMUM BUILDING SETBACK

"Prior to constructing any pier, structure or other improvement within any pier zone shown on this plat, a permit must be obtained by the applicable lot owner from Duke Energy

THE POINT

PRELIMINARY PLAT NOT FOR RECORDATION, SALES OR CONVEYANCES



EP

BRAWLEY SCHOOL ROAD
90' R/W

EP

815

R/W N40°42'03"W 53.44' C501 R/W

CURVE TABLE		
CURVE	RADIUS	LENGTH
C501	2155.00'	114.20'

EP

35' SETBACK

EP

53' INGRESS/EGRESS, LANDSCAPE & UTILITY EASEMENT

CHAMBERED SYSTEM

DRIVE

491

63,843 SF(LOT)

1.466 ACRES

80x100

490

492

N52°20'07"E 355.87'

N49°17'57"E 452.88'

20' S.Y.

20' S.Y.

50' R.Y.

825

830

810

805

820

835

CHAMBERED REPAIR

LINE TABLE		
LINE	BEARING	DISTANCE
L503	S65°42'45"E	26.94'
L504	S65°00'57"E	25.20'

S80°50'22"E 86.55'

S72°39'37"E 68.51'

STREET TREES TO BE PLANTED OUTSIDE OF R/W

LEGEND
R/W=RIGHT-OF-WAY
SSRW = SEWER R/W
MBS = MINIMUM BUILDING SETBACK
S.Y. = SIDE YARD

"Prior to constructing any pier, structure or other improvement within any pier zone shown on this plat, a permit must be obtained by the applicable lot owner from Duke Energy Corporation in accordance with the terms of the applicable